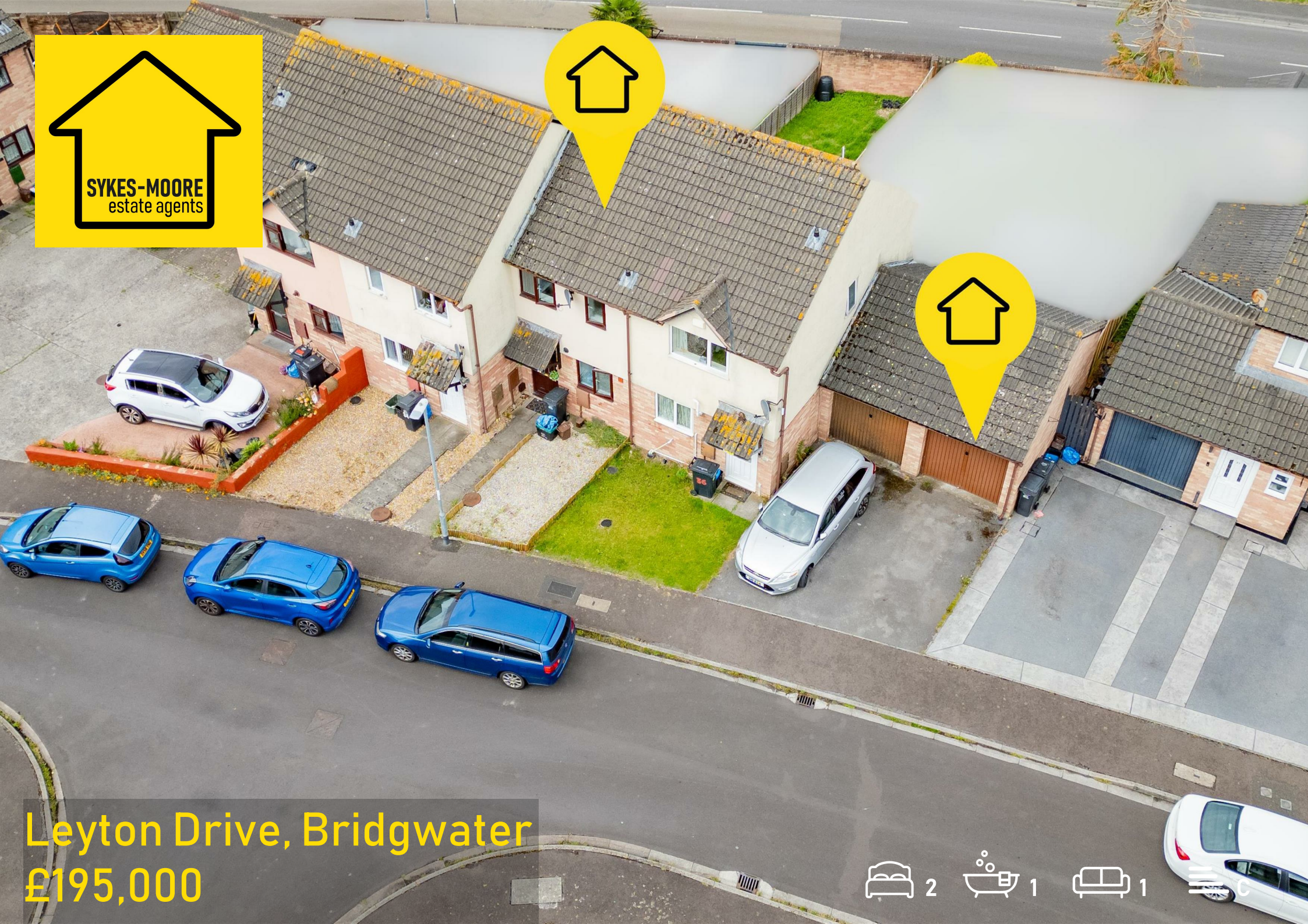




Leyton Drive, Bridgwater  
£195,000



- Mid-terrace house!
- Two bedrooms, both with storage!
- Spacious living room / diner!
- Modern style & decor!
- Refurbished bathroom!
- Well proportioned rear garden!
- Garage & driveway!
- Gas central heating!
- Double glazing!



**Hall**

**Kitchen**

2.30m x 2.41m

**Living Room / Diner**

3.59m x 5.08m

**Stairs & Landing**

**Bedroom 1**

2.61m x 3.58m (min)

**Bedroom 2**

1.97m (max) x 2.33m (min)

**Family Bathroom**

1.53m x 2.32m

**Garage**

2.62m x 5.04m





Presenting this mid-terrace house, set in a convenient location.

Briefly, the ground floor comprises a hall. A modern kitchen with ample worktop & unit space, space for appliances, and tiled floor. A generously sized living room / diner with rear door and good space for living, dining and entertaining.

Stairs lead up to the first floor which hosts the master bedroom; a good sized double with built in wardrobe and overlooks the rear. A second bedroom, single in size, with storage cupboard. A modern family bathroom with toilet, basin with vanity storage, bath with shower over, spotlights & tiled floor.

The front of the property offers a gravelled garden and path to front door. The rear garden hosts a decent size patio extending to the lawn.

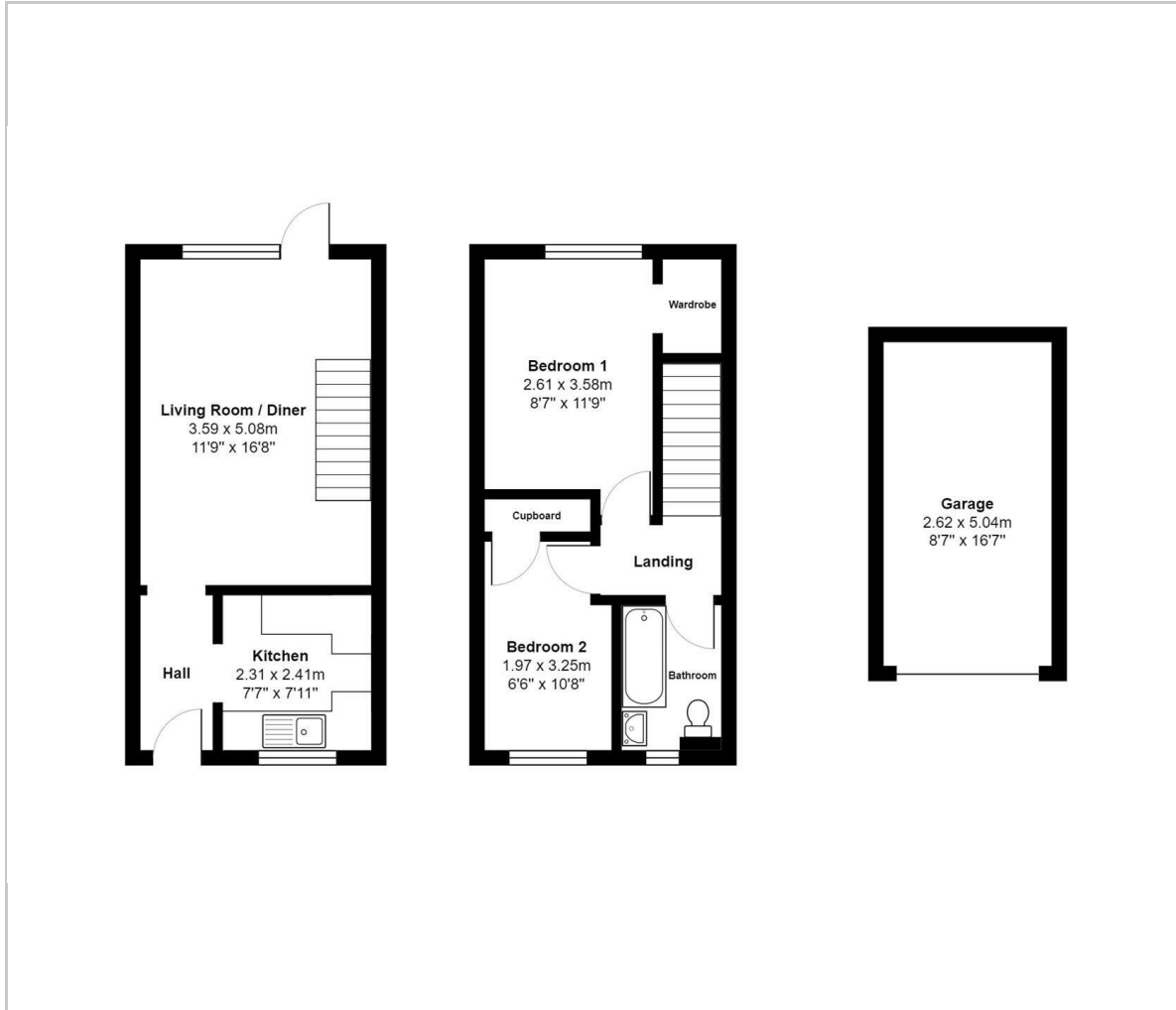
The garage is set slightly away from the property and benefits from a driveway to the front, for one vehicle as well as lots of on-road parking.

The property benefits from double glazing throughout and gas central heating.

The property is walking distance away from primary schools, secondary schools & Bridgwater College, not to mention local shops, play areas and rural walks. Leyton Drive is found to the east side of Bridgwater, which boasts good transport links with the M5 only being a few minutes drive away, linking you to Exeter, Bristol & beyond.

Tenure: Freehold  
EPC: C  
Council Tax Band: A

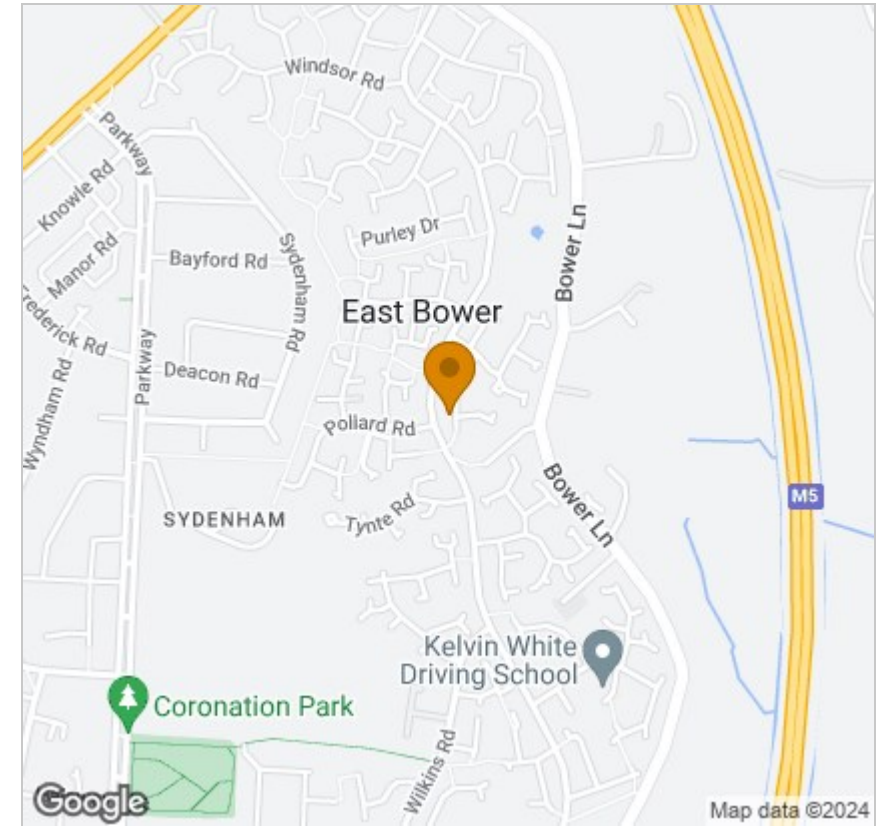
## Floor Plan



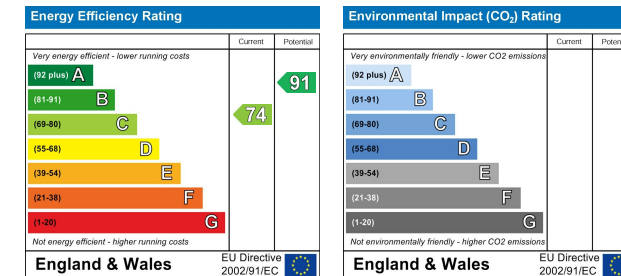
## Viewing

Please contact our Sales Office on 01278 554333 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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